

DOC # 2003-645410

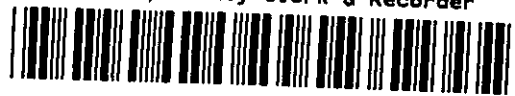
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Recorded in Official Records
County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



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FOR RECORDER'S OFFICE USE ONLY

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..P.N. 237-040-002

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GRANT OF EASEMENT



RIVERSIDE LINCOLN, LLC, a California limited liability company, as Grantor, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, does hereby grant to the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantee, its successors and assigns, an easement and right-of-way for public street and highway purposes, together with all rights to construct and maintain utilities, sewers, drains and other improvements consistent with the use as a public street and highway, in, under, upon, over and along that certain real property as described in Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California.

Dated 8/5/2003

**RIVERSIDE LINCOLN, LLC, a California
limited liability company**

By [Signature]

Title MANAGING MEMBER

By _____

Title _____

GENERAL ACKNOWLEDGEMENT

State of California

County of Riverside } ss

On August 5, 2003, before me TESSA CHAPPARONE
(date) (name)

a Notary Public in and for said State, personally appeared

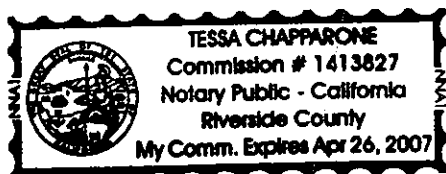
Klass F. Vlietstra

Name(s) of Signer(s)

☐ personally known to me - OR - ☒ proved to me on the basis of
satisfactory evidence to be the person(s)
whose name(s) is/are subscribed to the
within instrument and acknowledged to me
that he/she/they executed the same in
his/her/their authorized capacity(ies), and
that by his/her/their signature(s) on the
instrument the person(s), or the entity upon
behalf of which the person(s) acted,
executed the instrument.

WITNESS my hand and official seal.

[Signature]
Signature



OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

() Attorney-in-fact
() Corporate Officer(s)
Title _____

Title _____

() Guardian/Conservator
() Individual(s)
() Trustee(s)
() Other

() Partner(s)
() General
() Limited

The party(ies) executing this
document is/are representing:



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CERTIFICATE OF ACCEPTANCE
(Government Code Section 27281)

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a municipal corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 18233 of said City Council adopted May 11, 1993, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 8/14/03

CITY OF RIVERSIDE

INTERIM *Neil Huxley*
Real Property Services Manager
of the City of Riverside

LL-025-023 GOE.DOC

APPROVED AS TO
CITY ATTORNEYS

BY *Just Smith*
Deputy City Attorney



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EXHIBIT "A"

A DEDICATION FOR STREET PURPOSES TO THE CITY OF RIVERSIDE MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LEGAL DESCRIPTION

THAT PORTION OF LOT 2 IN BLOCK 51 OF ARLINGTON HEIGHTS, AS SHOWN BY MAP ON FILE IN BOOK 11, PAGES 20 AND 21 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA. MORE PARTICULARLY DESCRIBES AS FOLLOWS:

BEGINNING AT THE MOST NORTHERLY CORNER OF SAID LOT 2, SAID POINT BEING ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF GRACE STREET DISTANT 40.00 FEET, AS MEASURED AT A RIGHT ANGLE FROM THE CENTERLINE;

THENCE SOUTH 33° 59' 00" EAST ALONG SAID SOUTHWESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 27.00 FEET;

THENCE NORTH 67° 06' 23" WEST, A DISTANCE OF 27.46 FEET TO A POINT ON A LINE PARALLEL AND DISTANT 4.00 FEET SOUTHEASTERLY, AS MEASURED AT A RIGHT ANGLE FROM THE NORTHWESTERLY LINE OF SAID LOT;

THENCE SOUTH 56° 00' 00" WEST ALONG SAID PARALLEL LINE, A DISTANCE OF 625.53 FEET TO A POINT ON THE SOUTHWESTERLY LINE OF SAID LOT;

THENCE NORTH 33° 59' 30" WEST ALONG SAID SOUTHWESTERLY LINE, A DISTANT 4.00 FEET TO THE MOST WESTERLY CORNER OF SAID LOT, SAID POINT BEING ON THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF LINCOLN AVENUE DISTANT 40.00 FEET, AS MEASURED AT A RIGHT ANGLE FROM THE CENTERLINE;

THENCE NORTH 56° 00' 00" EAST ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 640.53 FEET TO THE **POINT OF BEGINNING**.

THIS AREA OF THIS DEDICATION IS 2,735 S.F. (0.06 ACRES) MORE OR LESS.

DESCRIPTION APPROVAL 7/30/03

[Signature]
for SURVEYOR, CITY OF RIVERSIDE



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LINCOLN AVE.

GRACE STREET

P.O.B

S 33°59'00"E
27.00'

40'

N 67°06'23"W
27.46'

40'

44'

N 56°00'00"E 640.53'

S 56°00'00"W 625.53'

N 33°59'30"W
4.00'



SCALE: 1"=100'

NOTE:

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

68-3

**LAND
DEVELOPMENT
DESIGN
CORPORATION**

2313 E. Philadelphia St., Ste. F
ONTARIO, CA 91761
(909) 930-1466
FAX (909) 930-1468

PLANNING • CIVIL • SURVEYING

DATE:	SCALE:	SHEET:	JOB NO.	STREET DEDICATION
07/16/03	1"=100'	1 OF 1	3548	

1520Z